



COASTAL APPEALABLE FORM

#858

SAN LUIS OBISPO COUNTY DEPARTMENT OF PLANNING AND BUILDING
976 OSOS STREET • ROOM 200 • SAN LUIS OBISPO • CALIFORNIA 93408 • (805) 781-5600

Promoting the Wise Use of Land • Helping to Build Great Communities

Please Note: An appeal should be filed by an aggrieved person or the applicant at each stage in the process if they are still unsatisfied by the last action.

PROJECT INFORMATION Name: TIM WINSOR File Number: DRC2611-00043

Type of permit being appealed:

- Plot Plan
- Site Plan
- Minor Use Permit
- Development Plan/Conditional Use Permit
- Variance
- Land Division
- Lot Line Adjustment
- Other: _____

The decision was made by:

- Planning Director (Staff)
- Building Official
- Planning Department Hearing Officer
- Subdivision Review Board
- Planning Commission
- Other: _____

Date the application was acted on: JULY 26, 2012

The decision is appealed to:

- Board of Construction Appeals
- Board of Handicapped Access
- Planning Commission
- Board of Supervisors

2012 AUG 9 PM 2:50
SLO COUNTY
PLANNING/BUILDING
DEPT

BASIS FOR APPEAL

INCOMPATIBLE WITH THE LCP. The development does not conform to the standards set forth in the Certified Local Coastal Program of the county for the following reasons (attach additional sheets if necessary)
Explain: SEE ATTACHED TO BE DETERMINED

INCOMPATIBLE WITH PUBLIC ACCESS POLICIES. The development does not conform to the public access policies of the California Coastal Act – Section 30210 et seq of the Public Resource Code (attach additional sheets if necessary).
Explain: _____

List any conditions that are being appealed and give reasons why you think it should be modified or removed.

Condition Number _____ Reason for appeal (attach additional sheets if necessary)
TO BE DETERMINED

APPELLANT INFORMATION

Print name: HILDA C. LESLIE CURTIS LESLIE
Address: 8965 RED MOUNTAIN RD Phone Number (daytime): 805.909.0211
CAMBRIDGE, CA 93428 P.O. Box 1766 805.440.6457

I/We are the applicant or an aggrieved person pursuant to the Coastal Zone Land Use Ordinance (CZLUO) and are appealing the project based on either one or both of the grounds specified in this form, as set forth in the CZLUO and State Public Resource Code Section 30603 and have completed this form accurately and declare all statements made here are true.

Signature: Hilda C. Leslie Date: 8/8/12

OFFICE USE ONLY
Date Received: 8/9/12
Amount Paid: \$850.00

By: [Signature]
Receipt No. (if applicable): 0353

August 8, 2012

Coastal Appealable Form / Coastal Appeal Form / Inland Appeal Form

It is unclear which form is applicable and with the understanding that this development is in the Coastal Zone and subject to a Coastal Development Plan and within the Coastal Commissions jurisdiction, I am filling out all three of these forms to protect my legal right to appeal this matter at the appropriate level.

In discussion with my attorney, I am told that the Local Coastal Plan (LCP) is over 400 pages and due to my attorney's conflict of interest (since she represents the County of San Luis Obispo) I must find another attorney to appeal this matter. Due to this fact I am submitting all three forms to preserve my legal rights of appeal, so that I can be allowed time to review the LCP with new legal counsel, prior to determination of which Appeal Form applies and whether or not this is within Coastal Commission jurisdiction.

Basis for Appeal:

As a concerned landowners within the Cambria Ranch Road development subject to Development Plan D870020D, and as members of in the Associations adversely affected by the Planning Commission's July 26, 2012, approval of applicant, Tim Winsor's, request for a Development Plan/Coastal Development Permit to amend and modify Development Plan D87002D, by removing Parcel 17 and releasing its owner from the requirements of the conditions of approval of D87002D, including, but not limited to, private road maintenance and associated fees. We were not given adequate time to present our position opposing this "release" or an opportunity to be meaningfully involved in the process, or to rebut testimony given by both staff and witnesses at the hearing in support of release.

As a result of these actions, we were denied our Due Process.

Much of the Planning Staff Report was based on inaccurate, somewhat misleading testimony, hearsay and speculation. In appealing the Planning Commission decision, we will introduce new evidence that will show that most if not all the bases given in support of the Planning Staff's recommendation for release is not supported in fact, as a result the Planning Commission's subsequent 4-1 vote to allow the Winsor release from the Development Plan was based on this unsupported and misleading testimony.

The Winsor's have been given more than fair consideration by the County Staff. For more than three years, Planning Staff has worked exclusively with the Winsor's and their legal counsel to support this release.

We were not afforded the same consideration by County Staff.

As property owners and Association members, we have the right to have been given equal consideration, and to have received equal protection under the law. This has not been the case. We will produce evidence to support that we brought this matter to the County's attention nearly six years ago and despite assurances to the contrary from the County, no action was taken.

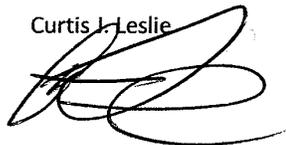
We will also provide evidence to support that the land and the applicant's request is in fact within the Coastal Commission jurisdiction, and as such would be appealable to them.

Submitted,

Hilda C. Leslie



Curtis J. Leslie





COASTAL APPEAL FORM

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976 OSOS STREET • ROOM 200 • SAN LUIS OBISPO • CALIFORNIA 93408 • (805) 781-5600

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PROJECT INFORMATION Name: TIM WINSOR File Number: DRC 2011 - 00043

Type of permit being appealed:

- Plot Plan
- Site Plan
- Minor Use Permit
- Development Plan/Conditional Use Permit
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- Land Division
- Lot Line Adjustment
- Other: _____

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2012 AUG - 9 PM 2:50
SLO COUNTY
PLANNING/BUILDING
DEPT

BASIS FOR APPEAL

State the basis of the appeal. Clearly state the reasons for the appeal. In the case of a Construction Code Appeal, note specific code name and sections disputed). (Attach additional sheets if necessary)

SEE ATTACHED

List any conditions that are being appealed and give reasons why you think it should be modified or removed.

Condition Number Reason for appeal (attach additional sheets if necessary)

TO BE DETERMINED

APPELLANT INFORMATION

Print name: HILDA C. LESLIE CURTIS LESLIE

Address: 8965 RED MOUNTAIN RD.

Phone Number (daytime): 805 909.0211 - 805.440.6457

We have completed this form accurately and declare all statements made here are true.

Signature [Signature]

Date 8/8/12

OFFICE USE ONLY

Date Received: 8/9/12

By: NAR

Amount Paid: \$ 850.00

Receipt No. (if applicable): 0353

August 8, 2012

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We will also provide evidence to support that the land and the applicant's request is in fact within the Coastal Commission jurisdiction, and as such would be appealable to them.

Submitted,

Hilda C. Leslie



Curtis J. Leslie





SAN LUIS OBISPO COUNTY
DEPARTMENT OF PLANNING AND BUILDING

August 10, 2012

Tim Winsor
3785 San Simeon Creek Road
Cambria, CA 93428

Hilda and Curtis Leslie
8968 Red Mountain Road
Cambria, CA 93428

SUBJECT: APPEAL OF TIM WINSOR / DRC2011-00043
HEARING DATE: JULY 26, 2012 / PLANNING COMMISSION

We have received an appeal on the above referenced matter. In accordance with County Real Property Division Ordinance Section 21.04.020, County Land Use Ordinance Section 22.70.050, and Section 23.01.042 of the Coastal Zone Land Use Ordinance, the matter will be scheduled for public hearing before the County Board of Supervisors. A copy of the appeal is attached.

The public hearing will be held in the Board of Supervisors' Chambers, County Government Center, San Luis Obispo. As soon as we get a firm hearing date and the public notice goes out, you will receive a copy of the notice.

Please feel free to telephone me at 781-5718 if you have any questions.

Sincerely,

A handwritten signature in cursive script that reads "Nicole Retana".

Nicole Retana, Secretary
County Planning Department

cc: Terry Wahler, Project Manager
Warren Hoag, Division Manager